

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately.

1. **Date, Time, and Place of Sale.**
- Date: November 01, 2016
- Time: The sale will begin at 12:00PM or not later than three hours after that time.
- Place: THE SOUTHWEST ENTRANCE OF THE JACK HATCHELL COLLIN COUNTY ADMINISTRATION BLDG, 2300 BLOOMDALE RD, MCKINNEY, TEXAS, OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

2. **Terms of Sale.** Cash.

3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated October 07, 1999 and recorded in Document VOLUME 4519, PAGE 0644 real property records of COLLIN County, Texas, with DON MCCULLAGH AND DANA MCCULLAGH, grantor(s) and BANK OF AMERICA, N.A., mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by DON MCCULLAGH AND DANA MCCULLAGH, securing the payment of the indebtednesses in the original principal amount of \$315,725.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. CAPITAL ONE, N.A. is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. **Property to Be Sold.** The property to be sold is described in the attached Exhibit A.

6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code § 51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o BANK OF AMERICA, N.A., AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP
7105 CORPORATE DRIVE
PLANO, TX 75024


PETE NANTIRUX




MICHAEL HARRISON OR BECKY HOWELL
Substitute Trustee
c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

Pete Nantirux Certificate of Posting

My name is _____, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on **SEP 26 2016** I filed at the office of the COLLIN County Clerk and caused to be posted at the COLLIN County courthouse this notice of sale.


Declarants Name: _____
Date: **Pete Nantirux**

SEP 26 2016

BY: 
DEPUTY
COLLIN COUNTY CLERK
COLLIN COUNTY, TEXAS
STACED KEMP
2016 SEP 26 AM 11:42

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FILED



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EXHIBIT "A"

LOT 23, BLOCK F, OF TWIN CREEKS, PHASE IV B, AN ADDITION TO THE CITY OF ALLEN, COLLIN COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME K, PAGE 160, OF THE MAP RECORDS OF COLLIN COUNTY, TEXAS.



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